



Laughlin Town Advisory Board
REGIONAL GOVERNMENT CENTER
101 CIVIC WAY
LAUGHLIN, NEVADA 89029
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MINUTES

LAUGHLIN TOWN ADVISORY BOARD

**Tuesday, September 13, 2011
1:30 P.M.**

**REGIONAL GOVERNMENT CENTER
101 CIVIC WAY, LAUGHLIN, NEVADA**

MEMBERS PRESENT: Vacant, Chair
Michael Bekoff
Rosemary Munger
James Vincent

MEMBERS ABSENT: Candice FitzGerald, Vice-Chair (Excused Absence)

OTHERS PRESENT: 31 Guests Signed In

1. CALL TO ORDER

Please *turn off* all cell phones, pagers & other electronic devices.

Please take all private conversations outside the room.

- A. Conformance with the Nevada Open Meeting Law.
- B. Invocation was led by **Rabbi Firestone** and Pledge of Allegiance was said by **James Vincent**.
- C. Items on the agenda may be taken out of order.
- D. The Laughlin Town Advisory Board may combine two or more agenda items for consideration.
- E. The Laughlin Town Advisory Board may remove an item from the agenda or delay discussion relating to an item at any time.

2. ORGANIZATIONAL ITEMS

A. Approval of the September 13, 2011, Agenda.

Michael Bekoff moved and **James Vincent** seconded to approve the agenda as presented. **Rosemary Munger** indicated she felt that Agenda Item #7.C. should be removed. Town Manager **Jackie Brady** said she had sought legal counsel from County Counsel **Mary-Anne Miller** and it was determined that the item should remain. The agenda was approved by a 2-1-2 voice vote.

B. Approval of August 9, 2011, Minutes.

Rosemary Munger moved and **James Vincent** seconded the approval of the minutes. They were approved by a 3-0-2 voice vote.

3. **COMMENTS BY THE GENERAL PUBLIC:** This is a period devoted to comments by the general public about items on *this* agenda. If you wish to speak to the Board about items within its jurisdiction but not appearing on this agenda, you must wait until the “Comments by the General Public” period listed at the end of this agenda. Comments will be limited to three (3) minutes. Please step up to the speaker’s podium, clearly state your name and address and *spell* your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote. The Board retains the discretion to take additional public comments during times other than during a Public Hearing or during the Public Comment Sessions. In all other instances, a citizen may speak on any matter before the Board for consideration, after receiving recognition and consent of the Chairman of the Board.

Mr. Dick McCall provided comments relating to Item 7.C. on this agenda. He stated that there was never a time that the Town Advisory Board recommended an applicant to the Board of County Commissioners to fill a vacancy. Mr. McCall also made statements supporting the Straw Poll and indicated that on three different occasions the “will of the people” indicated **Novelt Mack** for appointment to the Board.

Mr. Ron Anderson, provided comments related to Item No. 7.C. He indicated concern about the possible solar energy project and warned there are many solar companies going out of business, even those that received federal subsidies.

Ms. Debbie Dauenhauer, Silver Rider, responded to the man who had said jobs are not needed here. She indicated that Silver Rider is excited about the solar project coming here.

4. **PUBLIC SAFETY AGENCY REPORTS**

- A. LV Metro Police, Laughlin Substation Report: **Lt. Brian Evans, Commander**

Statistics for the month of August 2011:

Calls for Service: August 2011: 454; August 2010: 407; Change from Las Year: 11.55%
July 2011: 448

Traffic: Citations: 418

DUIs: 9

Battery Domestic Violence Arrests: Adults: 5, Juveniles: 0
Bookings: 56; Juvenile Arrests: 0
Juvenile Citations: Laughlin 11 (4 residents, 7 out-of-state residents)

On August 2nd, the Laughlin Substation hosted the Annual National Night Out event at the Mountain View Park in Laughlin. Appreciation was extended to the local casinos who donated food, the Laughlin Food Bank who helped coordinate the event and the American Legion who cooked for the event.

B. Nevada Highway Patrol, Department of Public Safety Report: **Sgt. Novelt Mack**
Sgt. Mack was not present at the time this item was called.

C. Clark County Fire Department: **(Chief) Roy Session, Greg Castle or Scott Webster**

Shawn Williams gave the monthly report, but due to recording equipment problems and lack of a copy of a written report, no statistics are available for these minutes.

5. COMMUNITY REPORTS:

A. Laughlin Town Manager's Report: **Jackie Brady, Town Manager**
Jackie Brady postponed her report until next month.

B. Clark County Water Reclamation Dist. Report: **Jake Jacobson, Assistant Manager**
Laughlin Services

August Statistics: Mike Bekoff read the written report; **Jake Jacobson** was not present.

August 2011 – 2.14 MGD were treated and clean water was returned to the Colorado River.
August 2010 – An average of 2.23 MGD was treated

- Flow decreased 90,000 gallons per day from last year at this time.

Sewer Service Complaints: There were no customer complaints received in August 2011

Call Before You Dig: 26 CBYD Laughlin tickets received in August 2011

An Influent Monthly Flow Comparison chart was also provided.

C. Big Bend Water District Report: **Jordan Bunker, Public Services**

Jordan Bunker reported:

Contract 1342 Polyethylene Service Line Replacements Phase III should be going out to bid at the end of the month. This contract will replace about 217 service lines within Villa Bonita and Desert Park.

Work should begin in late December or early January. As always, the Big Bend Water District will notify all customers affected by this work in the coming months.

BBWD has replaced about 475 service lines since late 2009 and as a result, water loss has decreased by about 16 percent.

Also, BBWD staff has applied for and received a \$197,000 Bureau of Reclamation grant that will support the installation of leak detection equipment as well as filter flow meters at the water treatment facility.

D. Bullhead City Report: Brenda Richardson, Senior Administrative Analyst

Brenda Richardson said the official count of the number of registered participants for the 2011 Regatta was 25, 117, which is nearly three times last year's figure of 8,909. This includes the total number of wristbands sold by the city, Laughlin casino resorts and the Laughlin Tourism Commission. She indicated that overall it was a fantastic event, and both sides of the river did benefit. However, there is always room for improvement and the areas that need improvement will be discussed and corrected for next year. Again, the City of Bullhead appreciates Laughlin's involvement in Bullhead City's signature event.

E. Clark County Laughlin Senior Center Report: Richard Declercq, Recreation Director

Richard Declercq reported Soccer will start on September 20 and Tennis lessons will begin on the 19th. Both will last for 6 weeks. He also announced the Movie & Grub Club trip on September 20 and the monthly Bowling Trip on September 14.

F. HopeLink Family Resource Center: Robyn Kelley, Program Director

Robyn Kelley reported that Project REACH is available for seniors aged 62 and over, live in Nevada and meet a certain income guidelines. The public was told to call the Family Resource Center for more information. She indicated HopeLink has a new executive director so they are undergoing transition.

G. Laughlin Chamber of Commerce: Connie Davis, Director of Operations

Connie Davis told about the second Regional Economic Development Summit held last week where several resource partners were available to answer for businesses and **John Restrepo** of RCG Economics was the keynote speaker. She also announced the airings of "Today in America" featuring the town of Laughlin nationally with it being aired also in the Las Vegas market for the next two Saturdays at 8:00 a.m. on 8 News Now, Cox Cable and in Phoenix and Flagstaff on KAZ-TV at 6:30 a.m. on Arizona's Own. Connie also reported that tickets are on sale for the annual Chefs' Food Fest in their offices for \$60 each and the proceeds will be used to benefit local charities.

H. Laughlin Tourism Commission: M. J. Smith, Executive Director
M.J. Smith was not in attendance.

I. Laughlin Library: Karen Lassen, Branch Manager
Karen Lassen did not attend.

J. Bennett Elementary School: Dawn Estes, Principal
Principal Dawn Estes did not attend.

- K. University of Nevada Cooperative Extension: Debbie Marcusson, Extension Educator**

Debbie Marcusson was not in attendance.

Town Manager **Jackie Brady** announced that due to an old agenda template being used for this meeting, the LEDC report did not appear on the list but the LEDC could make their report at the end of the agenda.

6. ZONING

A. PREVIOUS ZONING ACTIONS:

Previous Zoning Actions. (For additional information see Clark County web site on the Internet at http://www.clarkcountynv.gov/Depts/public_communications/Pages/Agendas.aspx, then go to NOFA (Notice of Final Action) on the month and date the item was heard and look for the item number (i.e. UC-0000-11).

1. **UC-0254-11 - MARTIN, HELEN LOUIS, ET AL:**
USE PERMIT to allow office and retail uses within an existing building formally used as a bank on a portion of 20.0 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the north side of Bruce Woodbury Drive and the east side of Thomas Edison Drive within Laughlin. To the Planning Commission 08/02/11. Approved subject to certain conditions.

B. CURRENT ZONING ACTIONS:

1. **DR-0395-11 – COUNTY OF CLARK (ADMINISTRATIVE):**
DESIGN REVIEW for a solar panel (photovoltaic) manufacturing facility and conceptual industrial business park development with conceptual street network on 229.0 acres in an M-D (Designed Manufacturing) Zone. Generally located on the southeast side of Needles Highway, 2.7 miles south of Casino Drive within Laughlin. To the Board of County Commissioners 10/05/11.

The Design Review (DR-0395-11), Use Permit (UC-0385-11) and Zone Change (ZC-0391-11) were heard together and acted upon separately in reverse order as listed. The ZC was heard first, then the UC, then the DR.

The TAB members present recommended approval with the Staff Recommendation/ Conditions. **Michael Bekoff** moved and **Rosemary Munger** seconded the motion, which was carried by a 3-0-2 voice vote.

2. **UC-0385-11 – COUNTY OF CLARK (ADMINISTRATIVE):**
USE PERMITS for the following: 1) electric generating station (solar photovoltaic facility); and 2) public utility structures with all ancillary structures.
WAIVERS OF DEVELOPMENT STANDARDS for the following: 1) landscaping and buffering requirements; 2) on-site paving; and 3) off-site

improvements (including paving).

DESIGN REVIEWS for the following: 1) electric generating station (solar photovoltaic facility); and 2) public utility structures with all ancillary structures and uses on approximately 4,200.0 acres in an R-U (Rural Open Land) Zone and an M-D (Designed Manufacturing) Zone. Generally located on the northwest side of Needles Highway, between a point 2.7 miles south of Casino Drive and the Nevada-California state line within Laughlin (description on file). To the Board of County Commissioners 10/05/11.

The Design Review (DR-0395-11), Use Permit (UC-0385-11) and Zone Change (ZC-0391-11) were heard together and acted upon separately. The ZC was heard first, then the UC, then the DR.

Michael Bekoff moved and **James Vincent** seconded the motion. The motion was carried by a 3-0-2 voice vote, approving the Use Permit with Staff Recommendation/Conditions and omitting the Public Works condition of requiring concurrence from NDOT because the roadway is not a state highway but a County road.

3. **ZC-0391-11 – COUNTY OF CLARK (ADMINISTRATIVE):**
ZONE CHANGE to reclassify 2,479.0 acres from R-U (Rural Open Land) Zone to M-D (Designed Manufacturing) Zone for a future industrial park development with a portion of the overall site for a solar panel (photovoltaic) manufacturing facility and electric generating station (solar energy generating facility). Generally located on the north and south sides of Needles Highway, between a point 2.7 miles south of Casino Drive and the Nevada-California state line within Laughlin (description on file). To the Board of County Commissioners 10/05/11.

The Design Review (DR-0395-11), Use Permit (UC-0385-11) and Zone Change (ZC-0391-11) were heard together and acted upon separately. The ZC was heard first, then the UC, then the DR.

Constable Jordan Ross mentioned that the earlier comments about solar firms failing were primarily residential solar panel first whereas ENN will be producing panels for commercial use and expressed the belief the benefits far outweigh the risks.

Mr. John Hardie provided comments regarding ENN and suggested Clark County long-term leasing and not selling the land and supported a rail spur to the land.

James Vincent moved and **Michael Bekoff** seconded the motion. The motion was carried by a 3-0-2 voice vote, approving the zoning item with staff recommendations/conditions and omitting the Public Works condition of requiring

concurrence from NDOT because the roadway is not a state highway but a County road. Upon a request by SNTC Director, **Debbie Dauenhauer**, the

TAB recommended adding the wording: “Coordinate with RTC for bus turnout locations for development on both sides of Needles Hwy.”

Zoning Appeal Process : Planning Commission and Board of County Commission meetings are both held at the Clark County Government Center, Commission Chambers, 500 S. Grand Central Parkway, Las Vegas, NV 89155-1841. Planning Commission Meetings are scheduled on the first & third Tuesdays of each month and the following Thursdays at 7:00 PM. Board of County Commissioners Zoning Meetings are scheduled on Wednesdays at 9:00 AM following the first & third Tuesdays of each month. *If you appeal a Planning Commission action, you must be present at the Board of County Commissioners meeting to present your appeal.* Appeals are made by filling out a “Filing An Appeal” form, available from the Department of Comprehensive Planning, Current Planning Division. You may call Current Planning at (702) 455-4314 to request the form. Once in the automated phone system, press Option #2, listen closely to the options and press Option #2 again. This will connect you to a person who can help you with the appeal form. Once you have filled out the appeal form, fax it to (702) 455-3271, then call (702) 455-4314 to verify the appeal form was received and ask when it will be heard by the Board of County Commissioners. *Appeals must be done within five (5) judicial (business) days from the time the item was heard by the Planning Commission.*

7. COMMUNITY PROJECTS AND CONCERNS:

- A. Receive a presentation from Kathryn L. Hoffmann, Planner, Joseph Leedy, Principal Planner, and Ebrahim Juma, Planning Manager, Clark County Water Quality Planning, Clark County Water Reclamation District, on water quality and simple ways community members can reduce water pollution.**

Deborah Murray reported that the Water Reclamation representatives had requested to make their report next month instead under CCWRD’s standing report.

- B. Consider request of Dave Floodman, President, Laughlin Economic Development Corporation (LEDC), to amend the July 12, 2011 Laughlin Town Advisory Board Minutes, approved August 9, 2011, to reflect changing Page 5, *J., Line 13, from “13) Supporting incorporation and establishment of a new city” to “13) If the SB 262 state feasibility study is approved and passed, then the LEDC will be supporting incorporation and establishment of a new city”, and take any action deemed appropriate.**

After some discussion about what was actually said at the July meeting, the Town Manager read a portion of a transcript from that meeting. It was moved by **Rosemary Munger** and seconded by **James Vincent** to accept the change in wording in the minutes to reflect that **Dave Floodman** had said: “Pending outcome of the final [official fiscal] feasibility analysis, the LEDC, if we get a pass on the feasibility then we will be supporting the incorporation and the establishment of a new city.” The change in wording was approved by a 3-0-2 voice vote.

- C. Consider a recommendation to the Clark County Board of Commissioners concerning the appointment of a Laughlin Town Advisory Board member to fill an existing vacancy.**

Town Manager **Jackie Brady** indicated the direction she had received from County Counsel **Mary-Anne Miller** concerning this item because of the discussion that had taken place among TAB members prior to the item being placed on the agenda. The TAB members spoke to what they had said and done with regard to the appointment, the public was to be allowed to speak and respond with their opinions; any applicants present could introduce and tell something about themselves and finally, the TAB could discuss the agenda item, make or not make a recommendation.

The Town Manager clarified what has been done over the past 19 years and gave specific

information about the last 10 years. She also read TAB Bylaws that required a TAB recommendation for vacancies spanning almost 15 years until 2007. Since 2007, TAB Bylaws now say the TAB “may” make a recommendation.

TAB members discussed their roles and involvement in the issue prior to today’s TAB meeting – **Rosemary Munger** stated that a violation had occurred with **Mr. Bekoff** approached her about support an particular applicant and **Commissioner Steve Sisolak** should be the one to make the decision about who to appoint. **Michael Beckoff** indicated he did not believe he had broken any law especially since he had not known there would be an agenda item and read from the Open Meeting Law, indicating no violation had occurred especially because he talked one on one at a social occasion. **James Vincent** indicated he was unaware of any quorum of the TAB meeting discussing the appointment, and **Mr. Bekoff** had tried to convince him to support a particular applicant. He said if there is a group of people out there that would cause harm to other people, he was not in support of it but expressed it was time for everyone to start working together. He suggested that recommendations and letters should go forward to the Commissioner.

Several members of the public, including **Mr. David Floodman, Mr. Dick McCall, Mr. Jim Bodley** and **Constable Jordan Ross**, expressed their opinions which namely were, they did not recall that the TAB has made such recommendations, that there has been a lot of anger over the TAB appointments in the past, but that was then and now is now; that the present Board members were never elected so they should not be expressing an opinion, that there were good people who had applied and perhaps the TAB should not make a recommendation by letting the item just die.

Mr. Michael Bretz followed **Mr. Bodley** and introduced himself as an applicant for the TAB. He has served on numerous boards, in the Air Force, Intelligence, and has had experience dealing with local and state governments.

Three additional applicants came to the podium to introduce themselves to the TAB and audience. **Mr. Lindsay Krantz** said he moved here in 2007, having worked for the meat industry for 42 years and was also a former city councilman in Minnesota, volunteer firefighter and commissioner on several committees there in Minnesota. **Mr. Frederick Doten** indicated he is a retired structural engineer who has served on the Public Works Committee for two years, working with citizens and Clark County Public Works Department on road, flooding and light issues. **Ms. Antoinette Diaz Martinez** indicated she is currently an advertising publicity coordinator for a local resort with many years of customer service experience and before moving here had been coming here for many years.

TAB Member **James Vincent** spoke and said that the citizens should send recommendations to the Commissioner about the person they thought would be best to sit on the TAB. TAB Member **Rosemary Munger** agreed and said she personally did not want to recommend anybody and the applicants who spoke today all seem to be well qualified so the Commissioner should select who he wants on the TAB. TAB Member **Michael Bekoff** said he was extremely surprised when he saw the agenda item on the agenda and named those vacancies that did not receive a recommendation. He said he agrees that it would be best to leave it in the Commissioner’s hands to make the decision. No further action was taken.

8. **COMMITTEE REPORTS:**

- A. Community Development: **Brett Dennis, Committee Co-Chair**
Brett Dennis was not in attendance.
- B. Parks & Recreation: **James Vincent, Co-Chair**
James Vincent indicated no meeting was held.
- C. Public Safety: **Candice FitzGerald, Co-Chair**
No meeting was held in August.
- D. Public Works: **Michael Bekoff, Co-Chair**
Fred Doten gave a brief report about NV Energy, which **Sal Tuipelehake** had given about system improvements that will occur probably due to pressure from the LEDC.
- E. Social Services: **Rosemary Munger, Co-Chair**
Rosemary Munger said the committee plans to update and expand the resource directory but it will likely be published next year when there may be more opportunity for more funding.

9. **COMMENTS BY THE GENERAL PUBLIC:** **This is a period for the Public to comment on items within the jurisdiction of the Laughlin Town Advisory Board, but not appearing on this agenda. If any member of the Board wishes to extend the length of their comments, this will be done by the Chairman, or the Board by majority vote. When speaking during a specific item or during the Public Comments sessions, please step up to the speaker's podium, clearly state your name and address – please spell you name for the record – and limit your comments to no more than three (3) minutes. No vote may be taken on any matter not listed on the posted agenda.**

10. **NEXT POSSIBLE MEETING DATE:** The next possible meeting date is Tuesday, September 13, 2011, and the next regular meeting is Tuesday, October 11, 2011, at 1:30 P.M., Regional Government Center, 101 Civic Way, Laughlin, Nevada. Agenda items due no later than September 16, 2011, and September 30, 2011, respectively. (The next possible date was corrected and announced as September 27, 2011.)

11. **ADJOURNMENT**

James Vincent moved and **Rosemary Munger** seconded for adjournment. Upon a voice vote motion carried 3-0-2.

These meeting minutes are in draft form and will be formally approved at the October 11, 2011 meeting. Any corrections to these minutes will be reflected in the meeting minutes of the November 8, 2011 meeting.